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Order Filed on July 31, 2023
by Clerk
U.S. Bankruptcy Court
District of New Jersey

UNITED STATES BANKRUPTCY COURT
DISTRICT OF NEW JERSEY

In re:	Chapter 13
Joseph T Peake,	Case No. 22-14703-MBK
	Hearing Date: July 26, 2023 at 9:00 a.m.
Debtor.	Judge: Michael B. Kaplan

**CONSENT ORDER RESOLVING SECURED CREDITOR'S MOTION FOR RELIEF
FROM THE AUTOMATIC STAY AND PROVIDING FOR CURE OF POST-PETITION
ARREARS**

The relief set forth on the following pages, number two (2) through three (3) is hereby

ORDERED

DATED: July 31, 2023

A handwritten signature of Michael B. Kaplan, written in black ink on a white background. The signature is cursive and appears to read "Michael B. Kaplan".

Honorable Michael B. Kaplan
United States Bankruptcy Judge

Page 2

Debtor: Joseph T Peake
Case No.: 22-14703-MBK
Caption of Order: **CONSENT ORDER RESOLVING SECURED CREDITOR'S
MOTION FOR RELIEF FROM THE AUTOMATIC STAY
AND PROVIDING FOR CURE OF POST-PETITION
ARREARS**

THIS MATTER having been opened to the Court upon the Motion to Vacate Automatic Stay (the "Motion") filed by JPMorgan Chase Bank, National Association ("Secured Creditor"), and Joseph T Peake ("Debtor") having filed opposition thereto, with respect to the property commonly known as 312 Old Croton Road, Flemington, NJ 08822 (the "Property"), and the parties having consented to the entry of the within Order, and for good cause shown it is hereby:

ORDERED AS FOLLOWS:

1. Debtor is delinquent three (3) post-petition payments due April 1, 2023 through June 1, 2023, each payment in the amount of \$1,314.36; July 1, 2023 payment in the amount of \$1,335.00, less suspense of \$200.48, for a total delinquency of \$5,077.60.
2. Debtor shall file a Modified Chapter 13 Plan within fourteen (14) days of entry of this Order to include delinquency in the amount of \$5,077.60. This amount shall be scheduled by the Chapter 13 Trustee as a supplemental secured claim.
3. Debtor shall resume post-petition payments to be paid timely and in full with the August 1, 2023 payment.
4. If Debtor should default and fail to amend the plan or fail to make future post-petition payments to Secured Creditor that come due during the pendency of this case for thirty (30) days from the due date, Secured Creditor's counsel may submit a certification of default and the Court may enter an Order vacating the automatic stay permitting Secured Creditor to proceed with its action against the Property.

Page 3

Debtor: Joseph T Peake
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5. Upon dismissal, discharge chapter conversion, or relief from stay, the foregoing terms and conditions shall cease to be binding payments will be due pursuant to the terms of the original loan agreement and Secured Creditor may proceed to enforce its remedies under applicable non-bankruptcy law against the Real Property and/or against the Debtors.

Consent to Form and Entry

McCalla Raymer Leibert Pierce, LLC
Attorney for the Secured Creditor

By: */s/ Phillip Raymond*
Phillip Raymond

Date: 07/21/2023

Law Offices of Scott J. Goldstein, LLC
Attorney for the Debtor

By: */s/ Scott J. Goldstein*
Scott J. Goldstein

Date: 07/21/2023

In re:
Joseph T Peake
Debtor

Case No. 22-14703-MBK
Chapter 13

District/off: 0312-3
Date Rcvd: Jul 31, 2023

User: admin
Form ID: pdf903

Page 1 of 1
Total Noticed: 1

CERTIFICATE OF NOTICE

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Aug 02, 2023:

Recip ID Recipient Name and Address
db Joseph T Peake, 312 Old Croton Rd, Flemington, NJ 08822-2714

TOTAL: 1

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI).

NONE

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

NOTICE CERTIFICATION

I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Aug 02, 2023

Signature: /s/Gustava Winters

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on July 31, 2023 at the address(es) listed below:

Name	Email Address
Albert Russo	docs@russotrustee.com
Denise E. Carlon	on behalf of Creditor PNC BANK NATIONAL ASSOCIATION dcarlon@kmllawgroup.com, bkgroup@kmllawgroup.com
Phillip Andrew Raymond	on behalf of Creditor JPMorgan Chase Bank National Association phillip.raymond@mccalla.com, mccallaecf@ecf.courtdrive.com
Scott J. Goldstein	on behalf of Debtor Joseph T Peake sjg@sgoldsteinlaw.com g31979@notify.cincompass.com;goldstein.scottb107612@notify.bestcase.com;LawOfficesofScottJGoldsteinLLC@jubileebk.net
U.S. Trustee	USTPRegion03.NE.ECF@usdoj.gov

TOTAL: 5